THE COMMON COUNCIL OF THE CITY OF CROWN POINT
Met in a REGULAR MEETING in the Council Chambers,
Located at 101 N. East Street
On Monday, June 7, 2021 at 7:00 p.m.
Pursuant to and in accordance with the Rules of the Common Council
*In Person and Via Zoom*
https://us02web.zoom.us/j/89566850445

Mayor Uran called the meeting to order at 7:10 p.m.

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL OF MEMBERS

Mayor Uran asked for a roll call of the Members. The call of the roll was as follows:
Members Present: Chad Jeffries, Dawn Stokes, Carol Drasga, Andrew Kyres, Laura Sauerman, Zack Bryan and Council President Scott Evorik.

Absent: None

Also present were City Attorney David Nicholls (Zoom), Clerk-Treasurer David Benson, and Deputy Clerk Sheri Herma.


Member Andrew Kyres motioned to approve the minutes of the Executive Meeting and the Regular Council Meeting on May 3, 2021, seconded by Member Dawn Stokes.

Motion carried by unanimous voice vote for the Regular Meeting. Council President Scott Evorik was the only Member to vote Nay for the Executive Meeting minutes due to him being absent for that Meeting.

D. READING OF AGENDA

Mayor Uran read the agenda.

E. ADDITION OF NEW ITEMS TO THE AGENDA

None at this time.

F. APPROVAL OF CLAIMS AND SRF DISTRIBUTIONS

Mayor Uran informed the Council that added with their packet’s tonight was the expected costs associated with the Independence Day Parade and Fireworks. He asked the Council to consider these expenditures as well, so the Clerk-Treasurer’s Office can expend these dollars and have checks ready for these performances.

The next Council is July 6 post Fireworks and Parade. Mayor Uran added that this is new to us and apologized having this outside of the packets, but it’s a moving situation.
Member Zack Bryan reported that he reviewed the claims and the SRF Distributions for the period as well as this additional Independence Day expected costs. Zack said they all appear to be in the normal course of City business, and therefore, moved to approve the claims and SRF Distributions, seconded by Member Laura Sauerman.

Motion passed by unanimous voice vote.

Mayor Uran added that the City of Crown Point has applied for and will be receiving a “one time” $20,000.000 Grant from the Tourism Bureau from the American Relief Pack to offset cost associated with Special Events such as the Concert Series.

G. PETITIONS, REMONSTRANCES AND PUBLIC STATEMENTS

IT / Media Relations Director Adam Graper related that one individual wished to ask Public Works Director Terry Ciciora about the curb and sidewalk improvements on Kelly Court as to where individuals are supposed to park.

Terry answered that they can make accommodations for them to use their driveways as we move through the work. Terry will be in contact with them.

H. SPECIAL RECOGNITION

Employee of the Month

Human Resources Director Karen Marben was awarded Employee of the Month.

Her letter of recommendation is scanned into the record as follows.
Employee of the Month  
June 2021  

Karen Marben, HR Director hired 1/01/2000 (18 with the city)  
Nominated by: Staff  

Karen Marben is the HR Department. She works tirelessly for the employees and their families. She assists with personnel matters, health and insurance claims, as well as working with our Agent of Record to help craft our working policies. She is part of our COVID task force and continues to be instrumental during this pandemic.  

One employee stated that Karen helped his family navigate a serious situation. They do not know what they would have done without her assistance. This is just one of several examples what Karen does each day to help our employees and their loved ones.  

We are very fortunate that Karen has dedicated her life’s mission to serve others.

H. REPORTS OF DEPARTMENT HEADS, BOARDS, AND COMMITTEES

Chief of Staff Greg Falkowski added that Human Resources Director Karen Marben updated the Employee Handbook and will get it out to the HR Committee very soon.

Greg also had Assistant Fire Chief Mark Baumgardner announce the Letter of Appreciation from the City of Hammond for our assistance in the search for the missing 12-year-old autistic child over the course of almost two weeks.

The letter of Appreciation was scanned into the record as follows.
Crown Point Fire & Rescue,

On behalf of Fire Chief Jeff Smith and the City of Hammond we would like to take a moment to share our appreciation for your assistance. While operating at the incident spanning from May 15th to May 24th 2021, the support and assistance provided by all of Lake County and beyond was amazing. Your Department was an integral part of making this overall incident run as efficiently as possible. The Dive Team's willingness to respond multiple times shows your department's level of professionalism and dedication. The Hammond Fire Department will not forget the assistance that you gave us.

Sincerely,

David L. Wolz BSN, RN, CPW
Drillmaster – Hammond Fire Department

J. APPOINTMENTS

None at this time.

K. PRESENTATIONS

None at this time.
L. OLD AND DEFERRED BUSINESS

Ordinance No. 2021-05-06 – An Ordinance Creating a New Fund (Fund #125) for the Next Level Trails Grant Funds. Second Reading.

Mayor Uran explained that this is a Grant that we received from the DNR for communities in the State of Indiana that received just under three million dollars to continue the expansion of our trails. We all know that these trail systems play a significant part of the quality of life here in Crown Point.

Council Member Zack Bryan made a motion to adopt Ordinance No. 2021-05-06, seconded by Council President Scott Evorik.

Mayor Uran called for a roll call vote.

Roll call vote as follows:

Ayes: Members Jeffries, Stokes, Kyres, Sauerman, Drasga, Bryan and Evorik.

Nays: None.

Motion passed 7 to 0.

Ordinance No. 2021-05-09 – Additional Appropriations – Next Level Trails Grant Fund. Second Reading/Public Hearing was May 03, 2021.

Mayor Uran related that the next step is the additional appropriation when the funds become available to extend and build this trail.

Council Member Andrew Kyres made a motion to adopt Ordinance No. 2021-05-09, seconded by Member Carol Drasga.

Under discussion Member Andrew Kyres related that last month we distributed many accolades to so many of the people that were part of us receiving this Grant, but he also wished to mention Mitch Barloga from NRPSI. Mitch was also a key player in helping us secure these funds.

Mayor Uran called for a roll call vote.

Roll call vote as follows:

Ayes: Members Jeffries, Stokes, Kyres, Sauerman, Drasga, Bryan and Evorik.

Nays: None.

Motion passed 7 to 0.

Ordinance No. 2021-05-07 – An Ordinance Establishing the ARP Coronavirus Local Fiscal Recovery Grant Fund. Second Reading.

Mayor Uran advised that this is an ordinance establishing the American Relief Program Corona Virus Local Fiscal Recovery Grant.

Council Member Chad Jeffries made a motion to adopt Ordinance No. 2021-05-07, seconded by Member Dawn Stokes.

Mayor Uran called for a roll call vote.
Roll call vote as follows:

Ayes: Members Jeffries, Stokes, Kyres, Sauerman, Drasga, Bryan and Evorik.

Nays: None.

Motion passed 7 to 0.

**Ordinance No. 2021-05-10- Additional Appropriations** – ARP Coronavirus Local Fiscal Recover Grant Fund. **Second Reading/Public Hearing was held on May 03, 2021.**

Mayor Uran advised that this is an ordinance for the expenditure of the funds from the American Relief Program Corona Virus Local Fiscal Recovery Grant.

Council Member Laura Sauerman made a motion to adopt Ordinance No. 2021-05-10, seconded by Council President Scott Evorik.

Member Carol Drasga asked that because of the large amount of funds that we are using, if it is possible for the Council to be provided with a clearer more itemization of what the funding is going for.

Mayor Uran advised that it would be no different than any of our claims that go through the Council. There would be time to review the claims for these funds.

Mayor Uran called for a roll call vote.

Roll call vote as follows:

Ayes: Members Jeffries, Stokes, Kyres, Sauerman, Drasga, Bryan and Evorik.

Nays: None.

Motion passed 7 to 0.

Mayor Uran added that just for clarification, we are covered by certain rules at length by the Federal Government, as to how we spend the funds. It is a very limited scope.

**Ordinance No. 2021-05-08** – An Ordinance Adopting an Amendment to Chapter 150: Zoning Code & Chapter 151: Subdivision Control, of the City of Crown Point Indiana Code of Ordinances. **Second Reading.**

Planning Administrator Anthony Schlueter related that the changes recommended by the City Council at the first reading were made to the co-sections. Further discussion took place.

Council President Scott Evorik made a motion to adopt Ordinance No. 2021-05-08, seconded by Member Chad Jeffries.

Mayor Uran called for a roll call vote.

Roll call vote as follows:

Ayes: Members Jeffries, Stokes, Kyres, Sauerman, Drasga, Bryan and Evorik.
Nays: None.

Motion passed 7 to 0.


First Assistant City Attorney Alex Kutanovski approached the Council for their approval of the purchase of 143 and 149 N. East Street not to exceed $460,000.00.

This includes the purchase price, appraisals, and the closing costs. This would also authorize the Mayor to sign necessary documents and authorize Clerk-Treasurer Dave Benson to initiate those payments for closing.

Member Chad Jeffries made a motion to approve Resolution No. 2021-04-09R, seconded by Member Dawn Stokes.

Mayor Uran affirmed that the Second included the request of the Attorney as described.

Motion passed by unanimous voice vote.

**M. NEW BUSINESS**


Member Laura Sauerman chairs the HREDC and informed the Council of the update and recommendation of that Board. Laura reported that there was an unanimous favorable motion for this property.

Petitioner and Council were present.

Member Laura Sauerman made a motion to approve Resolution No. 2021-06-15R, seconded by Member Zack Bryan.

Motion passed by 6 to 0 voice vote except for one abstention by Council President Scott Evork.

**Resolution No. 2021-06-16R** – A Resolution Approving or Denying Action of the BZA Pursuant to I.C. 36-7-4-918.6. Midwest Express Care, 4 LLC, Petitioner/KRG/I-65 Partners, LLC, Owner received a 5-0 Favorable recommendation for a Special Use to operate a Medical Clinic in a B-3 Business District, located at 129 East 107th Avenue, at the May 24, 2021, BZA Meeting.

Planning Administrator Anthony Schlueter gave his Staff Report.

The Petitioner was present.

Member Zack Bryan made a motion to approve Resolution No. 2021-06-16R, seconded by Member Andrew Kyres.

Further discussion ensued.

Motion passed by unanimous voice vote.
Resolution No. 2021-06-17R – A Resolution Approving or Denying Action of the BZA Pursuant to I.C. 36-7-4-918.6. NWI Escape Room, LLC, Petitioner/Lake County Trust No. 3500, Owner received a 5-0 Favorable recommendation for a Variance of Use to operate a Commercial Recreation Business in an I-1 Industrial District, located at 1220 Arrowhead Court at the May 24, 2021, BZA Meeting.

Planning Administrator Anthony Schlueter gave his Staff Report.

The Petitioner was present and further discussion took place.

Member Dawn Stokes made a motion to approve Resolution No. 2021-06-17R, seconded by Member Zack Bryan.

Motion passed by unanimous voice vote.

Resolution No. 2021-06-18R – A Resolution Approving or Denying Action of the BZA Pursuant to I.C. 36-7-4-918.6. Pinnacle Treatment, Inc, Petitioner/CapGrow Holdings JV Sub V, LLC, Owner received a 5-0 Unfavorable recommendation for a Variance of Use to operate a Group Home Facility in an R-1 Residential District, located at 1741 East 106th Place, at the June 1, 2021, BZA Meeting.

Planning Administrator Anthony Schlueter read his Staff Report.

Attorney for the Petitioner Mark J. Crandley of 11 South Meridian Street, Indianapolis, Indiana 46204-3535, was present and related that he had nothing to present other than what was already presented to the BZA.

Kristine Mendoza came in front of the Council to read the following.

Ms. Mendoza’s letter was scanned into the record as follows.
June 7, 2021

My name is Kristine Mendoza. I am a current resident in Winfield. My husband Fred and I used to own the property at 1741 E. 106th Place. It was brought to my attention that a statement from us could possibly help to resolve the situation. I haven’t publicly spoken about this before now because this has been an incredibly upsetting experience for my family and our former neighbors. Obviously, the neighborhood has been negatively affected. The thing is, this company didn’t announce their intentions. We were completely misled about their plans. Their realtor told us it would be a rental. He stated that “she” (the owner) had multiple properties and rents homes all over the US. My realtor later inquired more when he saw it was a corporate name on the contract. The buying agent, Jason Dorshorst of Listing Leaders, stated that the buyer was an investor who purchases high-end homes to rent out. Never did he mention that they would be leasing to other companies. We assumed it would be families enjoying the home, getting to know CP and maybe eventually buying property in our town. Never in a million years did we think this would occur... a rehab facility in our neighborhood. No one did, not us or our realtor. This company pulled a sleight of hand, plain and simple. And now, Waterside doesn’t have a family living in our home. They have an influx of people at different stages in their recovery working out their issues in a family neighborhood. It’s unconscionable that they snuck in like this. Some people believe we knowingly agreed to sell to Pinnacle. I need to emphasize that’s just not true. We had absolutely no idea and now we are also suffering repercussions due to this. We didn’t find out about the situation until two months after closing when a water bill was forwarded to us with the name Pinnacle Treatment listed at our former property address. Cap Grow knowingly deceived us and the town and they know it. We are not ok with how they did business with us, we believe it was unethical and wrong. We are also not ok with a rehab facility being placed in the midst of a family neighborhood. It’s just not right. Please help to get them out. I have them relocate and recover on some property not located in the midst of a neighborhood designed for single family homes. Too many people are negatively affected here to justify any good they are doing. My realtor Chuck Dellorto at Caldwell Banker Realty is available to confirm my statement.

Further comments were made by Mayor Uran and City Attorney David Nicholls.

Member Chad Jeffries made a motion based on the fact that they heard no new evidence to approve the 5 to 0 Unfavorable Recommendation (denial) by the BZA for a Variance of Use to operate a Group Home Facility in an R-1 Residential District Resolution No. 2021-06-18R, seconded by Member Zack Bryan.

Mayor Uran called for a roll call vote.

Roll call vote as follows:

Nays: None.

Motion passed 7 to 0.

N. REPORTS AND MISCELLANEOUS MATTERS/PUBLIC COMMENTS

IT / Media Relations Director Adam Graper said that there was a question on social media asking Commander Patrick if there was a status for a new CPPD Officer?

Commander Patrick replied as of now, there are four new candidates going through the background investigation and they are about two weeks out from completion.

There was also further support for Public Works and the ongoing Curb and Sidewalk Project.

Laurie asked when we will learn more about the five-acre retention pond. The Mayor replied that Stucturepoint is still doing the designs on that Project, which is about 80% complete. We have a meeting coming up next week. The nature preserve will not be touched by this Project.

Special Events Director Diana Bosse gave her update.

The City-Wide Garage Sale is taking place this Thursday – Sunday.

Tuesday Talks with Mayor Uran has been rescheduled for Tuesday, June 15th at The Grand Ballroom inside the Lake Courthouse at 6:00 p.m.

We are excited to announce local up & coming country artist, Nate Venturelli is joining the line-up as the opening act for the Thompson Square / Jerrod Niemann Concert at Bulldog Park on Saturday, July 10th from 6-10:00 p.m.

If any of your constituents are looking to purchase tickets – have them visit eventbrite.com.

For more information on the above events, please call our Special Events Office at 219-662-3290.

Council Member Andrew Kyres on behalf of the Council complimented Karen Marben for her award and her service to the City Employees.

Mayor Uran updated everyone on road improvement temporary closures.

Next Regular Council Meeting Tuesday, July 6, 2021, at 6:00 p.m.

O. ADJOURNMENT

Member Andrew Kyres motioned for adjournment, seconded by Member Laura Sauerman.

Motion carried by voice vote.

Meeting adjourned at 7:51 p.m.